

DECEMBER 24, 1806.

Read the first and second time, and ordered to be committed to a committee of the whole House, on Monday next.

A Bill,

Authorizing the proprietors of squares and lots in the city of Washington, to have the same subdivided, and admitted to record.

1 Sec. 1. *BE it enacted by the senate and house of representatives of*
2 *the United States of America, in congress assembled,* That whenever
3 the proprietor of any square or lot in the city of Washington, shall
4 deem it necessary to subdivide such square or lot into convenient
5 building lots, pieces or portions, for sale and occupancy, and alleys
6 for their accommodation, he shall cause a plat of the same, on which
7 shall be expressed the dimensions and length of all the lines of
8 such portions as are necessary for defining and laying off the same
9 on the ground, to be made, and certify such subdivision into build-
10 ing lots, pieces or portions and alleys, under his hand and seal, in
11 the presence of two or more credible witnesses, upon the same plat,
12 or on a paper or parchment attached thereto.

1 Sec. 2. *And be it further enacted,* That at the request of the said
 2 proprietor, the surveyor of the city shall examine whether the lots,
 3 pieces or parcels into which any square or lot may be subdivided as
 4 aforesaid, agree in dimensions with the whole of the square or
 5 lot so intended to be subdivided, and whether the dimensions ex-
 6 pressed on the plat of subdivision, be the true dimensions of the
 7 parts so expressed: and if upon such examination he shall find
 8 the plat correct, he shall certify the same under his hand and seal,
 9 with such remarks as appear to him necessary for the further illus-
 10 tration thereof, and record the said plat, as examined, in a book or
 11 books to be kept by him for that purpose.

1 Sec. 3. *And be it further enacted,* That when such subdivision
 2 of any square, or lot, in the city of Washington, shall be so certi-
 3 fied, examined and recorded, the purchaser of any part thereof,
 4 or any person interested therein, may refer to the said plat and re-
 5 cord for description, in the same manner as to squares and lots
 6 divided between the commissioners and original proprietors; and
 7 the ways, alleys or passages, laid out or expressed on such plat of
 8 subdivision, shall be and remain to the public, or subject to the
 9 uses declared by the person making such subdivision, at all times
 10 under the same police regulations as the alleys laid off by the com-
 11 missioners on division with the proprietors.

1 Sec. 4. *And be it further enacted,* That whenever the surveyor of
 2 the said city shall lay off any lot therein, or any of the parts into
 3 which a square or lot may be subdivided as aforesaid, he shall
 4 measure the whole of that front of the square on which such lot

5 or part lies; and if, on such admeasurement, the whole front of
 6 the square exceeds, or falls short of the aggregate of the fronts of
 7 the lots on that side of the square, as the same are recorded, he
 8 shall proportion such excess, or deficiency, among the lots or pieces
 9 on that front, agreeably to their respective dimensions. Whenever,
 10 on such admeasurement, it appears that the wall of a house pre-
 11 viously erected shall stand in part on the lot adjoining, but less
 12 than seven inches in width thereon, such wall is to be considered
 13 as standing altogether on the land of the person by whom it was
 14 erected; and he shall pay to the owner of the lot on which the
 15 said wall shall be found to stand, a reasonable price for the ground so
 16 occupied, to be decided by arbitrators, or a jury, as the parties in-
 17 terested may agree: but if the wall of any house already erected
 18 ~~cover seven inches or more in breadth of the adjoining lot~~, it shall
 19 be deemed a party wall, agreeably to the regulations for building
 20 in said city, as promulgated by the president of the United States,
 21 and the ground so occupied, more than seven inches in breadth,
 22 shall be paid for as above. Which facts the surveyor shall ascertain
 23 and certify, and put on record at the request and expense of any
 24 person interested therein.

1 *Sec. 5. And be it further enacted,* That it shall be the duty of
 2 the surveyor to attend, when requested, for the purpose of examin-
 3 ing the foundation or walls of any house erecting, when the same
 4 is level with the street, or surface of the ground, for the purpose of
 5 adjusting the line of the front of such building to the line of the street,
 6 and correctly placing the party wall on the division line, between

Sec. 6. *And be it further enacted*, That the surveyor shall be authorized to receive, from the persons for whom he shall perform the services required by this act, the fees following, that is to say; for examining the plat and calculations of any subdivision of a square or lot, _____ cents for each of the lots, or portions, into which it is subdivided; *Provided*, That no more shall be paid for the lots in one square than _____ cents; for examining any building, and giving the certificate required by the fifth section of this act, and recording the same, _____ cents; for recording any division, or subdivision of any square, or lots, for transcripts from records, and for searches in his office, the same fees that have heretofore been paid to the clerk of the county; *Provided*, That they do not, in any case, exceed the fee hereby allowed for examination.

1 Sec. 7. *And be it further enacted,* That all records of the division
2 of squares, and lots, heretofore made, and which are authorized by
3 this act, shall be made and kept in the office of the surveyor of the
4 city; and all transcripts therefrom, certified by him, shall be testi-
5 mony equally valid with certified transcripts from the keeper of the
6 office for recording deeds for the coveyance of land in the county
7 of Washington.